

## For Immediate Release

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## April 2009 Monthly Housing Statistics from SDAR

*Sold listings and median sales price rise*

(SAN DIEGO, Calif. – May 7, 2009) Attached are the 2009 April Multiple Listing Service (MLS) statistics provided by the [San Diego Association of REALTORS®](http://www.sdar.com).

April sold listings increased slightly compared to those of March, with both attached and detached property sales up almost **9 percent**. Year to date, sold listings are up an impressive **43 percent** from 2008 for both types of properties.

The median sales price in April for attached properties increased by **3 percent** to \$180,000 from March and the median sales price for detached homes increased by **2.4 percent** to \$335,000. Both property types on average spent just over a day longer on the market in April than in March.

Many areas in the county continue to experience a doubling in sales when compared to the same time last year. The Encanto area (92114) had the most detached home sales in April with 66 and has the most sales year-to-date with 269.

“We are pleased that sales were up again compared to those of the previous month,” says Erik Weichelt, 2009 SDAR President. “The median sales price for both attached and detached properties increased since March and the average number of days on market increased slightly. We see this as an indicator that there is more competition in the marketplace. It’s great to see so many people becoming homeowners and taking advantage of all that it has to offer. Some of the sales we see are of distressed properties and getting them into the hands of happy homeowners is a great benefit to neighborhoods.”

Here are highlights of the statistics:

### Total Sold Listings Comparing April 2009 to March 2009

- **Detached: 8.85 percent increase**  
April 2009 = 1,819; March 2009 = 1,671
- **Attached: 8.7 percent increase**  
April 2009 = 909; March 2009 = 836

### Median Sales Price Comparing April 2009 to March 2009

- **Detached: 3 percent increase**  
April 2009 = \$335,000; March 2009 = \$325,000

- **Attached: 2.4 percent increase**  
April 2009 = \$180,000; March 2009 = \$175,750

**Total Sales Volume Comparing April 2009 to March 2009**

- **Detached: 13.9 percent increase**  
April 2009 = \$789,454,574; March 2009 = \$692,935,544
- **Attached: 13 percent increase**  
April 2009 = \$218,414,751; March 2009 = \$193,279,767

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